



1 Monkstone Crescent
Tynemouth, North Shields, NE30 2QG

Offers Over £599,950



Trading Places



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Trading Places are delighted to welcome to the market, for sale, this fantastic, extended four bedroom family home situated in a popular residential area within walking distance to Tynemouth village. The modern and homely property is perfectly located in the sought after Monkstone Crescent and has an abundance of modern features and offers fantastic family living. Rarely does an opportunity arise to purchase such a property in such an outstanding location which is supported by local shopping facilities, excellent transport links, amenities, cafes, bars and restaurants. The property has easy access to transport links and is within walking distance to Long Sands, a Blue Flag Award Beach, making it ideal for a variety of buyers seeking coastal living at its best.

The property boasts versatile family living spread over two floors and benefits from high quality fixtures and fittings throughout. Briefly comprising of: enclosed porch, welcoming hallway with stairs to the first floor, a cloaks cupboard and access to the garage, spacious lounge with bay window to the front, beautiful open plan breakfasting kitchen/family room with an abundance of natural light, play room, utility and downstairs shower room. To first floor you find four good sized bedrooms offering spacious accommodation; the master bedroom has a dressing room and an en-suite. Finishing off the first floor is the family bathroom. To the rear of the property is a well cared for south facing garden and the front of the property benefits from driveway parking for several cars.

Early inspection is highly recommended to fully appreciate this elegant, rare to the market, property. Please call Trading Places on 0191-2511189 to arrange an appointment. Council Tax D. EPC Rating C.

Porch

This bright spacious porch incorporates a UPVC double glazed door with glazed inserts and double glazed window to front and side. Internal timber door leads to the entrance hallway.

Entrance Hallway

Welcoming entrance hallway which is bright, airy and spacious. Incorporating oak engineered flooring with doors leading to living room, kitchen diner, garage and storage cupboard. Double radiator and stairs to first floor.

Living Room

15'5" (into bay) x 13'4" (4.70m (into bay) x 4.07m)

This front facing living room is homely and spacious with a large double glazed UPVC window allowing for natural light. Oak engineered flooring, wood burner with slate hearth, surround and brick insert. Large double radiator, ceiling coving and TV point.





Breakfasting Kitchen/Family Room

20'4" x 16'0" (6.20m x 4.90m)

This fantastic family space is great for entertaining and can easily accommodate a six seater table. The newly fitted kitchen area has a full range of wall, base and draw units with granite worktops and upstands. Stainless steel sink unit with mixer tap and granite drainer grooves for neat and uncluttered washing up. Eye level integrated double oven and induction hob. Integrated appliances include dishwasher and large fridge. The family sitting area has space for dining and relaxation with the benefit of bi folding doors for outdoor living. Oak engineered flooring throughout, two vertical industrial radiators, double glazed UPVC window and wall mounted TV point. Ceiling spot lights and door leading to play room, utility area and downstairs shower room.

Rear Hallway

This functional space is light and airy and has a UPVC double glazed door providing access to rear garden. Large storage cupboard. Doors leading to play room, utility and shower room.

Play Room

10'9" x 9'2" (3.30m x 2.80m)

This welcome addition to family life has been created by the current owners. Utilising half of the garage space it provides a great space which could be used for a variety of purposes. Single radiator and TV connection.

Utility

This space is modern and functional. Wall and base units with contrasting granite worktops and upstands. Space and plumbing for washing machine and tumble dryer. Additional cupboard providing additional storage. Tiled flooring.

Shower Room

This excellent addition to the ground floor has been added by the current owners. Large shower enclosure with shower mains. low level WC and wall hung basin. Tiled walls and flooring. Double glazed UPVC window with obscure glass.

Landing

This bright and spacious landing provides access to all bedrooms and family bathroom. Loft hatch with ladder providing additional storage.

Master Bedroom

12'11" x 10'9" (3.95m x 3.30m)

The extension to the property provides a fantastic master bedroom through to dressing room and en-suite. UPVC double glazed bay window and large double radiator. Through to:

Dressing Room

This fantastic addition has wardrobes to either side and provides flow through to the en-suite.

En-Suite

Newly fitted en-suite incorporating large shower enclosure with shower mains and tiled to full height. Low level WC and vanity wash basin with storage below. Tiled walls, flooring and ceiling spotlights Extractor fan, chrome towel warmer and double glazed window with obscure glass.

Bedroom Two

15'1" x 9'6" (4.60m x 2.90m)

Front facing bedroom with fitted wardrobes to one wall. Large UPVC double glazed window and double radiator.





Bedroom Three
11'5" x 10'2" (3.50m x 3.10m)

Rear facing bedroom with single radiator and UPVC double glazed window.

Bedroom Four
10'4" x 8'2" (3.15m x 2.50m)

Front facing bedroom with UPVC double glazed bay window and single radiator.

Family Bathroom

This newly fitted family bathroom is modern and functional. Large shower enclosure with shower mains and tiled to full height. Panelled bath with mixer taps and TV. Vanity wash basin with storage below, low level WC, ceiling spotlights and UPVC double glazed window with obscure glass. Tiled walls and flooring.

Garage

Up and over garage door providing storage space. Lighting, power and tap.

Front Gardens

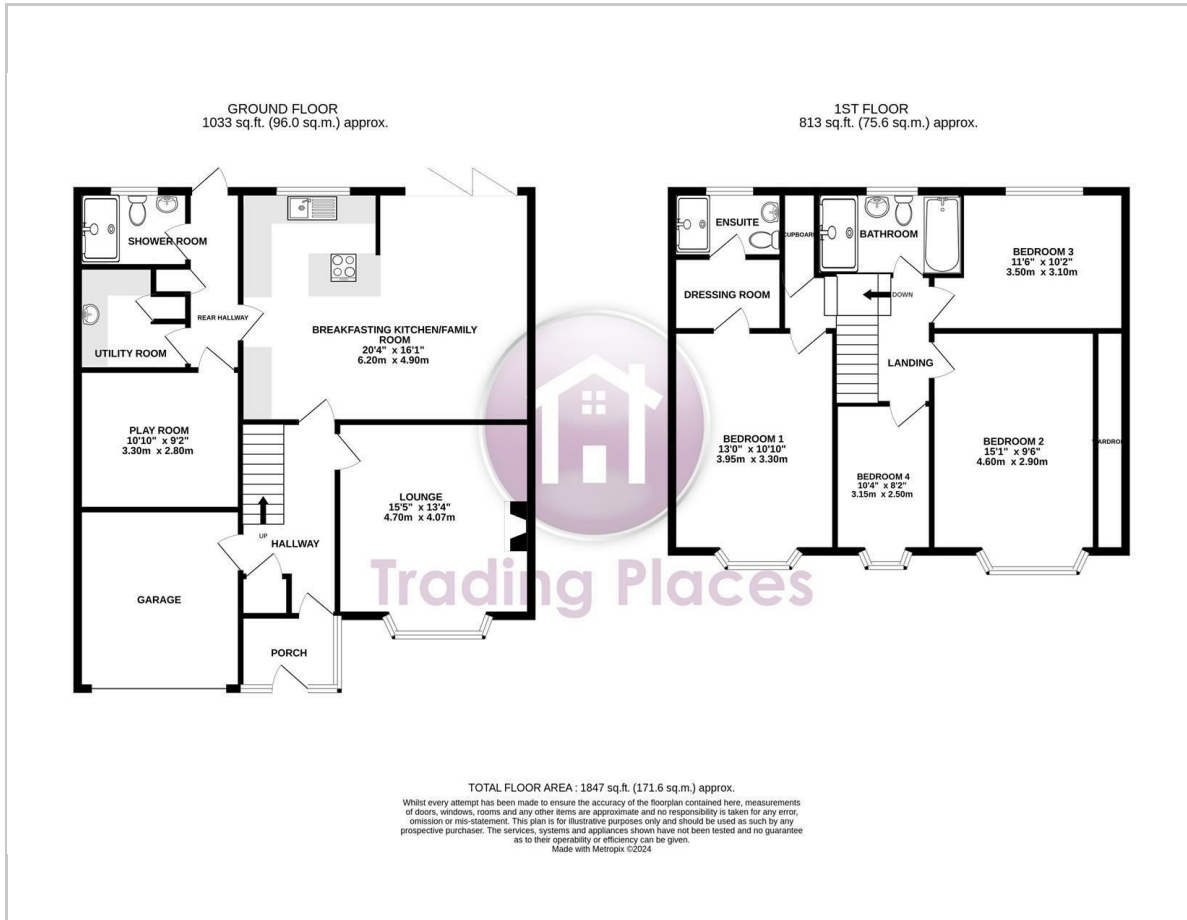
Driveway block paving providing parking for several cars. Mature shrubs, plants and flowers create great kerb appeal to this outstanding property.

Rear Gardens

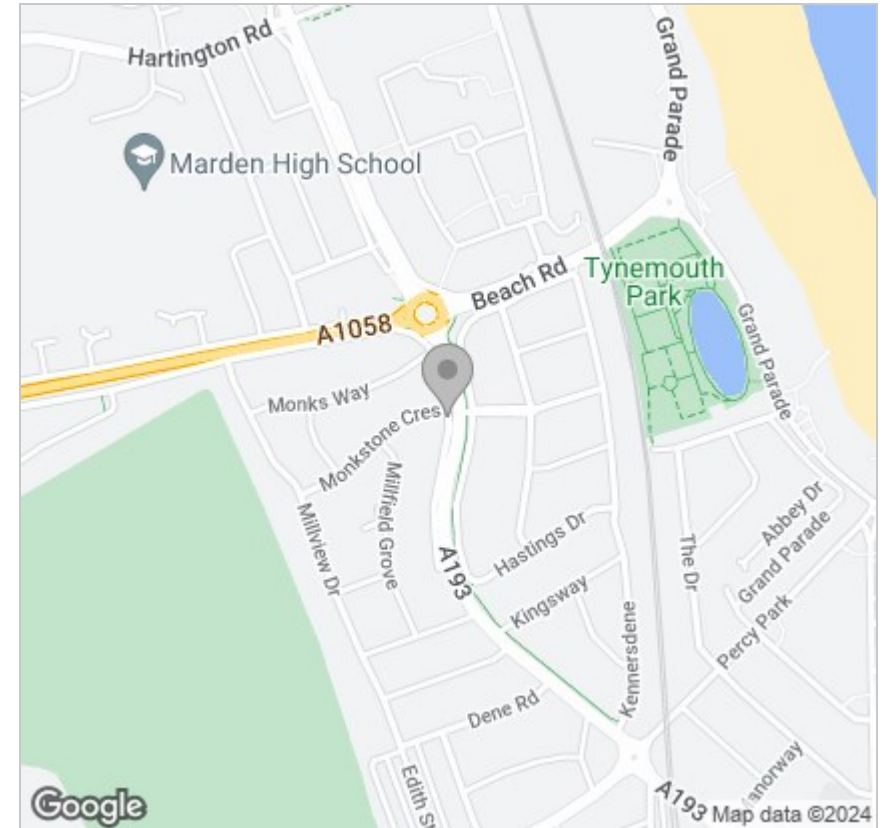
The South facing garden provides a private entertaining space with laid lawns and mature shrubs and borders. Patio area for outdoor living, outside tap and fenced boundaries.



Floor Plan



Area Map



Viewing

Please contact our Trading Places Office on 0191 251 1189 if you wish to arrange a viewing appointment for this property or require further information.

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Energy Efficiency Graph

